

**CORONADO CAYS HOMEOWNERS ASSOCIATION
BOARD OF DIRECTORS MEETING**

**September 28, 2023
Grand Caribe Room**

EXECUTIVE AGENDA

11:30 pm LUNCH

12:00 pm EXECUTIVE SESSION

Review / Discuss / Act Upon Page

- I. APPROVE EXECUTIVE MINUTES:**
- A. Executive Meeting Minutes for July 27, 2023 *ACTION*
 - B. Special Executive Meeting Minutes for August 28, 2023 *ACTION*
- II. HEARINGS and LEGAL STATUS:**
- A. 42 Aruba Bend IDR Results *DISCUSSION*
 - B. Hearing 12:45 p.m.: Account 233984 – Summary of Events (3.16 Nuisance) *ACTION*
 - C. Hearing 1:00 p.m.: Account 227223 – CCR Art. II – Owners Responsibility, Dock Maintenance *ACTION*
 - D. Hearing 1:15 p.m.: Account 226790 – 3.16 Nuisance *ACTION*
 - E. Hearing 1:30 p.m.: Account 226806 – 6.3.1 Parking & Storage on Lots *ACTION*
- III. CONTRACTS (Legal): None**
- IV. DELINQUENT ACCOUNTS:**
- A. Review Delinquency Report, Pre-Liens, and Liens *DISCUSSION*
 - B. Intent to Lien/Lien: *APPROVALS IN OPEN SESSION*
 - 1. Account 227860
- V. UNFINISHED BUSINESS (Legal):**
- A. Account 236718 – Fire Repairs *DISCUSSION*
 - B. Resolution 23-01: Member Handbook Section 9.0 AECC *DISCUSSION*
 - C. Cays Park Master Plan *DISCUSSION*
- VI. NEW BUSINESS (Legal):**
- A. Owner Responsibility for Condominium Units and Damage *DISCUSSION*
 - B. Account 227057 Balcony/Slider Leaks Into Account 227056 *DISCUSSION*
- VII. PERSONNEL:**
- A. Dismissal of Employee *DISCUSSION*
- VIII. CORRESPONDENCE:**
- A. Letter dated August 13, 2023 from 227259 (Noise Complaint) *DISCUSSION*
- IX. ANNOUNCEMENTS:**
- A. Open Session Meeting: 2:00 p.m.
- X. ADJOURNMENT**